



COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

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ALHAMBRA, CALIFORNIA 91803-1331
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GAIL FARBER, Director

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

October 05, 2010

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

Dear Supervisors:

ADOPTED

BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

33 OCTOBER 5, 2010

Sachi A. Hamai
SACHI A. HAMAI
EXECUTIVE OFFICER

**QUITCLAIM OF EASEMENT
FROM THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT
TO JAMES CHARLES STEARS AND JEAN ALEXANDRA STEARS
SAWPIT WASH - PARCEL 19EXE
IN THE CITY OF MONROVIA
(SUPERVISORIAL DISTRICT 5)
(3 VOTES)**

SUBJECT

This action will allow Los Angeles County Flood Control District to quitclaim an easement to the underlying fee owners, James Charles Stears and Jean Alexandra Stears, along a portion of Sawpit Wash in the City of Monrovia.

IT IS RECOMMENDED THAT YOUR BOARD ACTING AS THE GOVERNING BODY OF THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT:

1. Find that this transaction is categorically exempt from the provisions of the California Environmental Quality Act.
2. Find that an easement for flood control purposes in Sawpit Wash, Parcel 19EXE, in the City of Monrovia, is no longer required for the purposes of the Los Angeles County Flood Control District.
3. Approve the quitclaim of easement from the Los Angeles County Flood Control District to the underlying fee owners, James Charles Stears and Jean Alexandra Stears, for \$8,950.
4. Instruct the Chair of the Board of Supervisors to sign the Quitclaim of Easement document and authorize delivery to James Charles Stears and Jean Alexandra Stears.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The purpose of the recommended actions is to obtain approval from the County of Los Angeles Board of Supervisors (Board), acting as the governing body of the Los Angeles County Flood Control District (LACFCD), to allow LACFCD to quitclaim its easement along a portion of Sawpit Wash, Parcel 19EXE, located in the City of Monrovia, to the underlying fee property owners, James Charles Stears and Jean Alexandra Stears. The LACFCD acquired an easement for flood control purposes along Sawpit Wash. Construction of the facility has been completed and the subject parcel lies outside the right of way.

Implementation of Strategic Plan Goals

This Countywide Strategic Plan directs the provision of Operational Effectiveness (Goal 1). The revenue received from this transaction will help promote fiscal responsibility for the operation and maintenance of flood control facilities.

FISCAL IMPACT/FINANCING

There will be no impact to the County General Fund.

The cost of the quitclaim, in the amount of \$8,950, represents the fair market value for the easement rights. This amount has been paid and deposited into the Flood Control District Fund.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

Parcel 19EXE is located along Sawpit Wash, south of Greystone Avenue and west of Madeline Drive, in the City of Monrovia.

The proposed quitclaim of easement is authorized by Section 2, Paragraph 13, of the Los Angeles County Flood Control Act. This Section provides as follows: "To lease, sell or dispose of any property (or any interest therein) whenever in the judgment of said board of supervisors, said property or any interest therein or any part thereof, is no longer required for the purpose of said district, or may be leased for any purpose without interfering with the use of the same for the purposes of said district..."

The Quitclaim of Easement document has been approved by County Counsel as to form and will be recorded.

ENVIRONMENTAL DOCUMENTATION

This project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA) pursuant to Section 15312 of the CEQA Guidelines and Class 12 of the Environmental Reporting Procedures and Guidelines adopted by your Board on November 17, 1987. These exemptions provide for the sale of surplus government property.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

This transaction will eliminate the need to maintain the property and reduce the cost of the LACFCD's expenses and potential liabilities.

CONCLUSION

Please return one adopted copy of this letter and the executed Quitclaim of Easement document to the Department of Public Works, Survey/Mapping & Property Management Division. Retain the duplicate for your files.

Respectfully submitted,

A handwritten signature in cursive script that reads "Gail Farber".

GAIL FARBER
Director

GF:SGS:hp

Enclosures

c: Auditor-Controller (Accounting Division - Asset
Management)
Chief Executive Office
County Counsel
Executive Office

ORIGINAL

RECORDING REQUESTED BY
AND MAIL TO:

James C. and Jean Alexandra Stears
242 Madeline Drive
Monrovia, CA 91016

Space Above This Line Reserved for Recorder's Use

DOCUMENTARY TRANSFER TAX IS \$ _____
() COMPUTED ON FULL VALUE OF PROPERTY CONVEYED, OR
() COMPUTED ON FULL VALUE LESS VALUE OF LIENS AND
ENCUMBRANCES REMAINING AT TIME OF SALE
LOS ANGELES COUNTY FLOOD CONTROL DISTRICT

Assessor's Identification Number:
8518-037-011 (Portion)

By _____

QUITCLAIM OF EASEMENT

For a valuable consideration, receipt of which is hereby acknowledged, the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, a body corporate and politic, does hereby remise, release, and forever quitclaim to JAMES CHARLES STEARS and JEAN ALEXANDRA STEARS, co-trustees U/D/T dated October 11, 1999, F/B/O Stears Family, all its right, title, and interest in and to that certain easement for flood control purposes, acquired by Deed recorded on April 4, 1927, as Document No. 1040, in Book 4789, page 161, of Official Records, in the office of the Registrar-Recorder/County Clerk of the County of Los Angeles, insofar and only insofar as said easement exists on the real property in the City of Monrovia, County of Los Angeles, State of California, described in Exhibit A attached hereto and by this reference made a part hereof.

Dated 10/5/10



LOS ANGELES COUNTY FLOOD CONTROL DISTRICT,
a body corporate and politic

By Gloria Molina

Chair, Board of Supervisors of the
Los Angeles County Flood Control District

(LACFCD-SEAL)

ATTEST:

SACHI A. HAMAI, Executive Officer
of the Board of Supervisors
of the County of Los Angeles

By [Signature]

Deputy

SAWPIT WASH 19EXE
35-PL 98-1(A)
I.M. 159-277
S.D. 5 M1021003
Project ID: MPR0000009

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and ex officio the governing body of all other special assessment and taxing districts, agencies, and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code that authorized the use of facsimile signatures of the Chair of the Board on all papers, documents, or instruments requiring the Chair's signature.

The undersigned hereby certifies that on this 5th day of October, 2010, the facsimile signature of GLORIA MOLINA, Chair of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, was affixed hereto as the official execution of this document. The undersigned further certifies that on this date a copy of the document was delivered to the Chair of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT.

In witness whereof, I have also hereunto set my hand and affixed my official seal the day and year above written.



SACHI A. HAMAI, Executive Officer
of the Board of Supervisors
of the County of Los Angeles

By [Signature]
Deputy

(LACFCD-SEAL)

APPROVED AS TO FORM

ANDREA SHERIDAN ORDIN
County Counsel

By [Signature]
Deputy

APPROVED as to title and execution, _____, 20____.
DEPARTMENT OF PUBLIC WORKS Survey/Mapping & Property Management Division
Supervising Title Examiner
By _____

EXHIBIT A

SAWPIT WASH 19EXE
35-PL 98-1(A)
A.I.N. 8518-037-011 (Portion)
T.G. 567 (J3)
I.M. 159-277
S.D. 5
M1021003

LEGAL DESCRIPTION

PARCEL NO. 19EXE (Quitclaim of a portion of easement):

That portion of that certain parcel of land in Lots 1 and 2, Fractional Section 24, Township 1 North, Range 11 West, Subdivision of the Rancho Azusa de Duarte, as shown on map recorded in Book 6, pages 80, 81, and 82, of Miscellaneous Records, in the office of the Registrar-Recorder/County Clerk of the County of Los Angeles, described in deed to LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, recorded in Book 4789, page 161, of Official Records, in the office of said Registrar-Recorder/County Clerk, within the following described boundaries:

Beginning at the intersection of the northwesterly line of that certain parcel of land described in deed recorded on February 20, 2003, as Document No. 03-0493830, of said Official Records, and the southwesterly line of the above-mentioned parcel of land described in said deed to LOS ANGELES COUNTY FLOOD CONTROL DISTRICT; thence South 31°17'58" East, along said southwesterly line, a distance of 98.93 feet to the southerly line of said parcel of land described in said Document No. 03-0493830; thence EAST, along said southerly line, a distance of 21.66 feet; thence North 31°17'58" West 109.46 feet to said northwesterly line; thence South 60°56'00" West, along said northwesterly line, a distance of 18.52 feet to the point of beginning.

Containing: 1,928± s.f.

